

STATE OF TEXAS §  
COUNTIES OF POTTER §  
AND RANDALL §  
CITY OF AMARILLO §

On the 8<sup>th</sup> day of June 2015, the Amarillo Planning and Zoning Commission met in a work session in Room 206, second floor of City Hall, at 2:45 PM to review agenda items, then convened in regular session at 3:00 PM in the City Council Chamber on the third floor of City Hall, 509 East 7th Avenue, Amarillo, Texas, with the following members present:

VOTING MEMBERS	PRESENT	NO. MEETINGS HELD	NO. MEETINGS ATTENDED
David Craig, Chairman	Y	91	73
Dean Bedwell	Y	158	149
Howard Smith	Y	196	175
Mike Good, Vice-Chairman	Y	73	55
Anthony Ledwig	N	73	62
Mark Rowh	N	26	20
Rob Parker	N	26	22

PLANNING DEPARTMENT STAFF:                      Cris Valverde, Senior Planner  
Kelley Shaw, Planning Director                      Jan Sanders, Recording Secretary

Chairman Craig opened the meeting, established a quorum and conducted the consideration of the following items in the order presented. Kelley Shaw, Planning Director, read the staff reports, and gave the recommendations for each item.

ITEM 1:                      Approval of the minutes of the May 18, 2015 meeting

A motion to approve the minutes of the May 18, 2015 meeting was made by Commissioner Bedwell, seconded by Commissioner Good, and carried unanimously.

ITEM 2:                      Z-15-13 Rezoning of Lots 6 and 7, Block 3, Quail Creek Addition Unit No. 1, in Section 25, Block 9, BS&F Survey, Potter County, Texas, plus one-half of all bounding streets, alleys, and public ways to change from Office District 2 to planned development district for an office and mini-storage warehouse. (Vicinity: Quail Creek Dr. and Plum Creek Dr.)  
APPLICANT: Paul Fields

Mr. Shaw stated the applicant is proposing a planned development zoning change in order to develop an office and mini-storage warehouse. By utilizing planned developing zoning, development standards can be applied to help maintain the character of the area. Mr. Shaw advised the planned development standards would require additional landscaping, additional architectural requirements, such as the 75% masonry requirements, no signage allowed along Quail Creek Dr, but rather a freestanding sign on the SE corner of the development. Mr. Shaw stated staff has requested a public ingress/egress easement for utilization of the private drive along the East side of the site, thereby guaranteeing access to the mini-storage facility. Mr. Shaw commented staff feels the request is appropriate and recommends approval as submitted, with the addition of a public ingress/egress easement.

Chairman Craig asked if anyone wanted to speak in favor of said request. Paul Fields, applicant, appeared to answer any questions from the Commissioners.

Chairman Craig asked if anyone wanted to speak against said request. No comments were made. A motion to approve Z-15-13, with the addition of an executed public ingress/egress easement, was made by Commissioner Good, seconded by Commissioner Smith and carried unanimously.

ITEM 3: Z-15-14 Rezoning of Lots 1 through 27, Block 12, and Lots 1 through 14, Block 13, Sam B. Dannis' Unit No. 6, in Section 122, Block 2, AB&M Survey, Potter County, Texas, plus one-half of all bounding streets, alleys, and public ways to change from Light Commercial District to Heavy Commercial District. (Vicinity: Grand St. & SE 25th Ave.)  
APPLICANT: Artur Budzynski

Chairman Craig stated due to a notification requirement, the item will be tabled until the next Planning and Zoning Commission meeting scheduled for June 22, 2015.

ITEM 4: Z-15-15 Rezoning of a 5.38 acre tract of unplatted land in Section 191, Block 2, AB&M Survey, Potter County, Texas, plus one-half of all bounding streets, alleys, and public ways to change from Agricultural District to Residential District 3. (Vicinity: Broadway Dr & St Frances Ave/Loop 335)  
APPLICANT: Tom Nielsen

Chairman Craig stated due to a notification requirement, the item will be tabled until the next Planning and Zoning Commission meeting scheduled for June 22, 2015.

ITEM 5: P-15-28 Canode-Com Park Unit No. 46, an addition to the City of Amarillo, being a portion of Lot 5, Block 2, Canode-Com Park Unit No. 38, situated in Section 42, Block 9, BS&F Survey, Randall County, Texas. (1.14 acres)(Vicinity: IH-40 & Cinema Dr.)  
DEVELOPER(S): George Chapman  
SURVEYOR: Robert Keys

Mr. Shaw stated the plat is not ready for consideration today, but the applicant had submitted a waiver of 30 day action request. This plat will be given a maximum of an additional 60 days before consideration.

ITEM 6: P-15-29 Tradewind Air Park Unit No. 21, a suburban subdivision to the City of Amarillo, being an unplatted tract of land, in Section 153, Block 2, AB&M Survey, Randall County, Texas. (0.82 acres)(Vicinity: Tradewind St & SE 46th Ave.)  
DEVELOPER(S): Perry Williams  
SURVEYOR: H.O Hartfield

Mr. Shaw stated the plat is not ready for consideration today, but the applicant had submitted a waiver of 30 day action request. This plat will be given a maximum of an additional 60 days before consideration.

ITEM 7: P-15-30 South Side Estates Unit No. 39, an addition to the City of Amarillo, being a replat of Lot 1A, Block 15, amended South Side Estates Unit No. 38, in Section 5, Block 9, BS&F Survey, Randall County, Texas. (0.65 acres)(Vicinity: Criss St. and Ward St.)  
DEVELOPER(S): Steve Long  
SURVEYOR: H.O Hartfield

Mr. Shaw stated the plat is not ready for consideration today, but the applicant had submitted a waiver of 30 day action request. This plat will be given a maximum of an additional 60 days before consideration.

ITEM 8: P-15-31 Western-Air Addition Unit No. 22, an addition to the City of Amarillo, being a replat of Lot 1, Block 5, Western-Air Addition Unit No. 4, in Section 229, Block 2, AB&M Survey, Randall County, Texas. (2.23 acres)(Vicinity: Maverick St. & Howell St.)  
DEVELOPER(S): Dick Ford  
SURVEYOR: H.O. Hartfield

A motion to approve P-15-31 was made by Commissioner Bedwell, seconded by Commissioner Smith and carried unanimously.

ITEM 9: P-15-32 Hamilton & Hamilton Addition Unit No. 1, a suburban subdivision being an addition to the City of Amarillo, in Section 35, Block 9, BS&F Survey, Randall County, Texas. (1.99 acres)(Vicinity: Raymond Rd. and McCormick Rd.)  
DEVELOPER(S): Davy Hamilton  
SURVEYOR: M.K. McEntire

Mr. Shaw stated the plat is not ready for consideration today, but the applicant had submitted a waiver of 30 day action request. This plat will be given a maximum of an additional 60 days before consideration.

ITEM 10: P-15-33 Sam B. Dannis' Subdivision Unit No. 7, an addition to the City of Amarillo, being a replat of all of Sam B. Dannis' Subdivision Unit No. 6, in Section 122, Block 2, AB&M Survey, Potter County, Texas. (6.39 acres)(Vicinity: SE 25th Ave. & Grand St.)  
DEVELOPER(S): Artur Budzynski  
SURVEYOR: Daryl Furman

Mr. Shaw stated the plat is not ready for consideration today, but the applicant had submitted a waiver of 30 day action request. This plat will be given a maximum of an additional 60 days before consideration.

ITEM 11: P-15-34 The Vineyards Unit No. 4, an addition to the City of Amarillo, being an unplatted tract of land in Section 191, Block 2, AB&M Survey, Potter County, Texas.(5.68 acres)(Vicinity: Temecula Creek Blvd. & Cabernet Way)  
DEVELOPER(S): Thomas Nielsen  
SURVEYOR: Richard Johnson

Mr. Shaw stated the plat is not ready for consideration today, but the applicant had submitted a waiver of 30 day action request. This plat will be given a maximum of an additional 60 days before consideration.

#### **CARRY OVERS:**

None

#### **PENDING ITEMS:**

ITEMS 12-27: P-11-31 Sundown Acres Unit No. 6, P-12-45 Redstone Addition Unit No. 1, P-12-52 Bownds Industrial Park Unit No. 1, P-13-72 Park Hills Unit No. 2, P-14-25 Arrowhead Addition Unit No. 8, P-14-28 Silverpointe Addition Conceptual Development Plan, P-14-41 Skyline Terrace Unit No. 12, P-14-72 The Colonies Unit No. 59, P-14-75 Madden Addition Unit No. 6, P-14-91 Coulter Acres Unit No. 16, P-14-96 Lonesome Dove Estates Unit No. 7, P-15-03 The Colonies Unit No. 62, P-15-07 Canode-Com Park Unit No. 45, P-15-09 Ridgeview Medical Center Unit No. 23, P-15-10 Reed's Unit No. 1, P-15-12 Bivins Addition Unit No. 7.

No action was taken on these plats.

ITEM 28: P-15-13 Roman Catholic Diocese of Amarillo Unit No. 3, an addition to the City of Amarillo, being an unplatted tract of land, in Section 125, Block 2, AB&M Survey, Potter County, Texas. (23.00 acres)(Vicinity: NE 24th Ave. & Spring St.)  
DEVELOPER(S): The Roman Catholic Diocese of Amarillo  
SURVEYOR: David Miller

A motion to approve P-15-13 was made by Commissioner Good, seconded by Commissioner Bedwell and carried unanimously.

ITEMS 29-31: P-15-17 City View Estates Unit No. 15, P-15-21 Plemons Addition Unit No. 17, P-15-22 Hillside Terrace Estates Unit No. 24.

No action was taken on these plats.

ITEM 32: Public Forum: Time is reserved for any citizen to comment on City zoning or planning concerns; however, the Commission can take no action on any issue raised.

No comments were made.

ITEM 33: Discuss Items for Future Agendas.

No further comments were made and the meeting was adjourned at 3:22 P.M.

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Kelley Shaw, Secretary